



BUILDING PERMIT APPLICATION MINIMUM DRAWING REQUIREMENTS

SITE PLAN SHOWING:

- ☐ Name of property owner;
- ☐ Location of site (address, legal description);
- ☐ North arrow;
- ☐ Scale (eg 1" = 20') entire site (parcel);
- ☐ All property lines and locations of easements and encumbrances, with dimensions;
- ☐ Name and location of adjacent roads, locations of alleys, tracts and driveways (both existing and proposed);
- ☐ Corner elevations (parcel and buildings) or existing and proposed topography at 2' contours;
- ☐ Location, size and shape of buildings (both existing and proposed) showing bump-outs and overhangs with setbacks from buildings and property lines clearly dimensioned;
- ☐ Storm drainage system;
- ☐ Location and depth of any fill on the site;
- ☐ Location of sensitive areas on and adjacent to the site (wetlands, steep slopes, streams) and setbacks of buildings from them;
- ☐ Location of wells, septic tanks and primary and secondary drain field;
- ☐ Location and height of rockeries and retaining walls;
- ☐ Location and type of all impervious surfaces (hardscape) with a coverage calculation %.

FOUNDATION PLANS SHOWING:

- ☐ Size and shape of foundation;
- ☐ Anchor bolt size, spacing and embedment;
- ☐ Rebar schedule;
- ☐ Size and span of beams;
- ☐ Size, spacing and span of floor joists;
- ☐ Posts;
- ☐ Pier footings;
- ☐ Chimney footings;
- ☐ Foundation vents;
- ☐ Crawl space access;
- ☐ Scale (eg 1/4" = 1').

FLOOR PLANS (FOR EACH STORY OR LEVEL) SHOWING:

- ☐ Arrangement of rooms and partitions;
- ☐ Location of plumbing fixtures and appliances;
- ☐ Location and rough opening size of doors and windows;
- ☐ Location of chimneys and fireplaces;
- ☐ Direction and spacing of structural beams, rafters, ceiling joists or trusses;
- ☐ Location of mechanical equipment;
- ☐ Location and dimensions of decks;
- ☐ Wall bracing;
- ☐ Scale (eg 1/4" = 1'.

CROSS SECTIONS SHOWING:

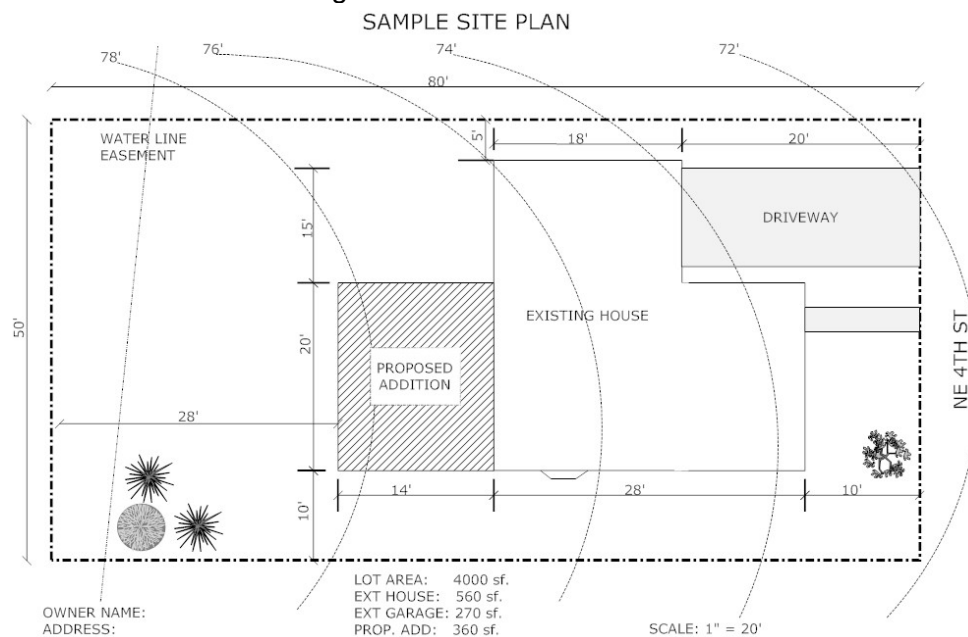
- ☐ Method of framing;
- ☐ Roof pitch;
- ☐ Roof bracing;
- ☐ Amount of overhang;
- ☐ Ceiling heights;
- ☐ Bearing partitions;
- ☐ Posts and beams;
- ☐ Foundation;
- ☐ Cross ventilation;
- ☐ Finish grade and backfill;
- ☐ Insulation and R-values;
- ☐ Cross section of stairs showing rise and run, landing and headroom;
- ☐ Sizes and types of all materials;
- ☐ Scale (eg 1/4" = 1').

ELEVATIONS SHOWING:

- ☐ Each view (north, south, east west) of the building;
- ☐ Type, sizes and spacing of all exterior materials, windows and other details;
- ☐ Scale (eg 1/4" = 1').

MISCELLANEOUS:

- ☐ Clearly indicate which options are to be used when submitting "stock" plans that contain multiple options;
- ☐ The Building Official may require additional information be provided on your drawings, depending on the individual project;
- ☐ The City of Maple Valley does not review or enforce covenants or other individual homeowners' association regulations.



Please contact the Building Safety Division directly at (425) 413-6659 if you have any questions.

22017 S.E. Wax Rd. PO Box 320 Maple Valley, WA, 98038 Voice 425.413.8800 FAX 425.413.4282